



John R. Davis, Secretary

## CITY OF PROVIDENCE, RHODE ISLAND

## ZONING BOARD OF REVIEW

112 UNION STREET  
02903IN CITY COUNCIL  
APR 5 1979READ:  
WHEREUPON IT IS ORDERED THAT  
THE SAME BE RECEIVED.

CLERK

ANNUAL REPORT OF THE ACTIVITIES OF THE ZONING BOARD OF REVIEW  
AND THE ZONING OFFICE FOR THE CALENDAR YEAR 1978.

During the year 1978, the Zoning Board of Review held 13 public hearings on applications for exceptions or variances and a corresponding number of executive sessions, plus three special meetings. For the year 1978, the Board acted on 93 applications plus 5 were continued from 1977, of which 76 were granted, 21 were denied and 1 requested leave to withdraw. There were 7 extensions for previously granted applications requested and granted.

During the year there were 7 appeals from the Board's decisions through the Superior Court of the State of Rhode Island. Court action is also pending on 7 cases appealed in previous years. Two appeals were withdrawn before decision from the Superior Court.

Three affidavits of substantial change of circumstances to allow denied petitions to be reheard were considered.

Mayor Cianci appointed Joseph R. Paolino to succeed William A. Greene, deceased, pursuant to Section 4.1 of the Providence City Charter.

As of December 31, 1978, the membership of the Board was as follows.

Anthony Viola  
Chairman

Frank A. DelSesto  
Member

Harry Goldstein  
Member

Aldo Mignanelli  
Member

Joseph R. Paolino  
Member

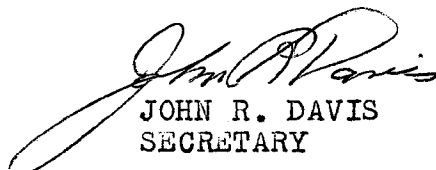
Henry Murray  
Auxiliary Member

Ralph Fagnoli  
Councilmanic Member

Carolyn F. Brassil  
Councilmanic Member

Herewith enclosed is a summary of the types of cases that came to the attention of the Board during the past year.

Respectfully submitted,



JOHN R. DAVIS  
SECRETARY

# ADDENDA

THE FOLLOWING IS A RESUME OF THE PROBLEMS AND REQUESTS FOR RELIEF PRESENTED TO THE ZONING BOARD OF REVIEW AND MOTIONS TAKEN BY THE BOARD FROM JANUARY 1 TO DECEMBER 31, 1978:

	<u>GRANTED</u>	<u>DENIED</u>	<u>WITH- DRAWN</u>
Applications pertaining to Sections 21-A-37, 21-A-50 & 21-A-53; lodging house, yard & side yard.	3	1	
Applications pertaining to Sections 23-A-2, 23-A-3a, 23-A-3, 23-B-1, 23-B-1b & 23-B-2; repairs and alterations, enlargements or moving, additions, continuation and change of use & expansion prohibited.	30	1	
Applications pertaining to Sections 24-C, 24-C-1, 24-C-2, 24-C-2a, 24-C-2d, 24-C-3 & 24-3; automobile parking space, parking space for dwellings, parking space for buildings other than dwellings, modification of requirements.	31	3	
Applications pertaining to Sections 26-A-4 & 26-A-5; only one main building on a lot & corner setback.	5	2	1
Applications pertaining to Section 27-7; group housing.	2		
Applications pertaining to Sections 41-A, 41-A-1, 41-C-1, 41-C-1b, 41-C-2, 41-C-2a, 41-C-3, 41-C-4 & 41-C-5; permitted uses, one family detached dwelling, lot area, front yard, side yard, rear yard & lot coverage.	21	5	
Applications pertaining to Sections 42-A, 42-C-1, 42-C-3, 42-B-1 & 42-C-5; permitted uses, lot area per dwelling unit, front yard, maximum height & rear yard.	15	1	

GRANTEDDENIEDWITH-  
DRAWN

Applications pertaining to Sections 43-A, 43-A-3a, 43-A-3c, 43-A-3e, 43-A-4, 43-B-1, 43-C-2, 43-C-3, 43-C-4, 43-C-5 & 43-C-6; permitted uses, lodging house or tourist home, doctor's or district nursing office, offstreet parking lots, etc., name plates or signs, maximum height, lot area, front yard, side yards, rear yard & lot coverage.

31

3

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Applications pertaining to Sections 44-1, 44-A, 44-B-1, 44-C-2, 44-C-3, 44-C-4, 44-C-5, 44-C-6 & 44-C-7; any use permitted in the R-3 general residence zone, permitted uses, maximum height, lot area, front yard, side yards, rear yard, courts & lot coverage.

61

3

Applications pertaining to Sections 45-C-3, 45-C-4, 45-C-5, 45-C-7 & 45-C-8; front yard, side yard, rear yard, off-street parking & off-street loading.

6

Applications pertaining to Sections 51-A, 51-C-1 & 51-C-2; permitted uses, front yard & side yards.

5

Applications pertaining to Sections 52-A, 52-C-1, 52-C-2 & 52-C-3; permitted uses, front yard, side yards & rear yard.

5

Applications pertaining to Sections 53-A & 53-C-3; permitted uses & rear yard.

3

Applications pertaining to Sections 54-A, 54-A-3a, 54-A-3d, 54-A-3e, 54-A-9c & 54-C-3; permitted uses, automobile service station - lot requirements & rear yard.

7

1

Applications pertaining to Sections 61-A-1 & 61-B; any use permitted in the C-4 heavy commercial zone & height.

3

Applications pertaining to Sections 73-A, 73-G & 73-J-2; yard regulations modified, requirements for mixed occupancy in C and M Zones & cornice, sill or chimney.

GRANTED

DENIED

WITH-  
DRAWN

10

1